

MANISTEE CITY PLANNING COMMISSION

70 Maple Street
Manistee, MI 49660

MEETING MINUTES

February 4, 2010

A Meeting of the Manistee City Planning Commission was held on Thursday, February 4, 2010 at 7:00 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

Meeting was called to order at 7:03 p.m. by Chairman Yoder

ROLL CALL:

Members Present: Linda Albee, Maureen Barry, Ray Fortier, Eric Gustad, Harlo Haines, Nathaniel Neider, Tony Slawinski, Roger Yoder

Members Absent: Dave Crockett (excused),

Others: Dave Carlson, Jon Rose (Community Development), Denise Blakeslee (Planning & Zoning)

APPROVAL OF AGENDA:

MOTION by Ray Fortier, seconded by Lind Albee that the Agenda be approved as prepared.

With a roll call vote this motion passed 8 to 0.

Yes: Barry, Neider, Albee, Haines, Gustad, Fortier, Slawinski, Yoder
No: None

APPROVAL OF MINUTES:

Planning Commission Meeting of January 7, 2010

MOTION by Tony Slawinski, seconded by Linda Albee that the minutes of the January 7, 2010 Planning Commission Meeting be approved.

With a roll call vote this motion passed 8 to 0.

Yes: Slawinski, Fortier, Gustad, Haines, Albee, Neider, Barry, Yoder
No: None

PUBLIC HEARING:

None

NEW BUSINESS:

Zoning Ordinance Amendments

The Planning Commission has been working on several Zoning Ordinance Amendments. Discussion has taken place at several meetings and worksessions and the drafts have been forwarded to Williams & Works the City of Manistee Planning Consultant.

Proposed Ord. Z10-01 - This ordinance would make all duplexes a Special Use.

MOTION by Ray Fortier, seconded by Tony Slawinski to schedule a Public Hearing and place a notice in the Newspaper for a Zoning Amendment that would make all duplexes a Special Use.

With a roll call vote this motion passed 8 to 0.

Yes: Haines, Neider, Gustad, Barry, Fortier, Slawinski, Albee, Yoder
No: None

Proposed Ord. Z10-02 - This ordinance would allow a Bed & Breakfast in the C-2 Neighborhood Commercial District as a Special Use.

MOTION by Linda Albee, seconded by Tony Slawinski to schedule a Public Hearing and place a notice in the Newspaper for a Zoning Amendment that would make a Bed & Breakfast a Special Use in the C-2 Neighborhood District.

With a roll call vote this motion passed 8 to 0.

Yes: Neider, Haines, Slawinski, Albee, Gustad, Barry, Fortier, Yoder
No: None

Proposed Ord. Z10-03 - This ordinance provides for Condominiums in the City of Manistee Zoning Ordinance.

MOTION by Linda Albee, seconded by Nathaniel Neider to schedule a Public Hearing and place a notice in the Newspaper for a Zoning Amendment that provides for Condominiums in the City of Manistee Zoning Ordinance.

With a roll call vote this motion passed 8 to 0.

Yes: Slawinski, Barry, Gustad, Haines, Albee, Fortier, Neider, Yoder
No: None

Proposed Ord. Z10-04 -This ordinance adds a Medium Site Plan Review in the City of Manistee Zoning Ordinance.

MOTION by Ray Fortier, seconded by Tony Slawinski to schedule a Public Hearing and place a notice in the Newspaper for a Zoning Amendment that adds a Medium Site Plan Review in the City of Manistee Zoning Ordinance.

With a roll call vote this motion passed 8 to 0.

Yes: Fortier, Albee, Neider, Haines, Slawinski, Barry, Gustad, Yoder.
No: None

Draft Ordinance - Staff has been working on amending the standards in the Waterfront Zoning District. The Planning Commission first reviewed the proposed amendment at their worksession on January 21, 2009. Only four members were in attendance at the Worksession. The Commission will review and discuss possible changes to the standards in the Waterfront Zoning District.

Jon Rose gave an overview of the Peninsula Plan allowing a Mixed Use of Residential, Commercial and Service Uses.

Reviewed Proposed Changes.

Jon Rose wanted each member to have a copy of the Carter Burgess Study.

Will continue discussion at the next worksession.

OLD BUSINESS:

None

PUBLIC COMMENTS AND COMMUNICATIONS:

None

CORRESPONDENCE:

None

STAFF/SUB-COMMITTEE REPORT:

Jon Rose gave a presentation on upcoming projects.

MEMBERS DISCUSSION:

None

The Planning Commission will hold a Worksession on Thursday, February 18, 2010.

The next regular meeting of the Planning Commission will be on Thursday, March 4, 2010.

ADJOURNMENT:

MOTION by Tony Slawinski, seconded by Ray Fortier that the meeting be adjourned. Motion passed unanimously.

MEETING ADJOURNED AT 8:32 P.M.

MANISTEE PLANNING COMMISSION

Denise J. Blakeslee, Recording Secretary